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assigns, the following described land and premises, situate in the County of Frederick and State of Maryland, and described as follows:

BEGINNING at a point on the Eastern margin of East Main Street, said point being 230.79 feet from the corner of East Main Street and Hammaker Street thence (1) North 42 degrees 58 minutes East 206.50 feet to a point, thence (2) South 47 degrees 02 minutes East 90 feet to a point, thence (3) South 45 degrees 45 minutes West 208.50 feet to a point on the Eastern margin of East Main Street, thence by and with said Eastern margin of East Main Street (4) 79.90 feet to the place of beginning.

BEING all that parcel of ground which by deed dated December 5, 1962 and intended to be recorded among the Land Records of Frederick County, Maryland immediately prior hereto was granted and conveyed by Rolling Acres, Inc. to the grantors herein.

The improvements thereon being known as No.

Street/Avenue.

BEING the same lot of ground and premises which by deed dated

Land Records of County in Liber No. , Folio , were granted and conveyed by

to the part of the first part.

TOGETHER with the buildings and improvements now or hereafter erected thereupon, and all the estate, right, title, interest and claim, either by law or in equity or otherwise, however, of the part ies of the first part, of, in, to or out of the said land and premises.

TO HAVE AND TO HOLD the said lot of ground and the aforesaid improvements thereon and appurtenances thereto unto the part y of the second part. h is successors and assigns, forever, in fee simple.

IN AND UPON THE TRUSTS, NEVERTHELESS, hereinafter declared; that is to say: IN TRUST to permit said part y of the first part his, assigns, the survivor of them and the heirs and assigns of such survivor, to use and occupy, manage and control the said described land and premises and personal property, and the rents, issues and profits thereof, to take, have and apply to and for its sole use and benefit, until default be made in the payment of any manner of indebtedness hereby secured, and any extension or renewal thereof, or in the performance of any of the covenants as hereinafter provided.

AND upon the full payment of said note and the interest thereon, and all monies advanced or expended as herein provided, and all other proper costs, charges, commissions, half-commissions, and expenses, at any time before the sale hereinafter provided for, to release and reconvey the said described premises unto the said parties of the first part, their heirs or assigns, at the cost of the part#ies of the first part.

AND UPON THIS FURTHER TRUST, the parties of the first part, will proceed as soon as possible after execution and delivery of this deed in the construction of the building or buildings to be erected on the premises in accordance with the plans and specifications hereto prepared by

and approved by the part Xies of the first part and in accordance with all applicable laws and regulations of all legally constituted authorities and will diligently prosecute the construction thereof until the work is completed. If the part Xies of the first part should not commence construction of such building or buildings within 30 days after execution and delivery of this deed or if the construction work should cease for any period of 15 or more consecutive working days before completion, the holder of the note, in addition to all other remedies available to it, may, but shall not be required to, enter upon the premises to commence or complete construction of such building or buildings and may incur such expenses as may be necessary to commence or complete such construction in accordance with said plans and

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